

After Recording, Please Return to:
Danielle Matricardi
Denmark Ashby LLC
100 Hartsfield Centre Pkwy. Ste. 400
Atlanta, Georgia 30354

Cross References:
Deed Book 8041; Page 614
Deed Book 11045, Page 578
Deed Book 13112; Page 007

Parcel No. 13078A E001

QUITCLAIM DEED

THIS INDENTURE, made this ____ day of _____, 2024, between the City of Forest Park, Georgia, as party of the first part (hereinafter called “Grantor”), and the Clayton County Board of Education, as party of the second part (hereinafter called “Grantee”) (the words “Grantor” and “Grantee” to include their respective heirs, successors, and assigns where the context requires or permits).

WITNESSETH:

WHEREAS, R&B Construction, Inc. transferred to the Clayton County Land Bank that interest in the described premises stated herein by virtue of that tax deed recorded in Deed Book 11045, Page 578, Clayton County Deed Records; and

WHEREAS, the Clayton County Land Bank transferred to the Grantor that interest in the described premises stated herein by virtue of that quitclaim deed recorded in Deed Book 13112; Page 007, Clayton County Deed Records; and

WHEREAS, in order for the Clayton County Deed Records to accurately reflect the current status of title to the described premises stated herein, Grantor desires to execute and record this quitclaim deed to the Grantee.

NOW THEREFORE, Grantor for and in consideration of the sum of ONE AND NO/100 DOLLAR (\$1.00) AND FOR OTHER GOOD AND VALUABLE CONSIDERATION, cash in hand paid, the receipt of which is hereby acknowledged, and does by these presents bargain, sell, remise, release, and forever QUITCLAIM to Grantee:

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 78 of the 13th District of Clayton County, Georgia, containing 4.26 acres, more or less, and being the same property as conveyed by Warranty Deed, dated March 4, 2005, recorded in Deed Book 8041, Page 614, Clayton County Records.

